

RESOLUTION NO.: 81-2025  
INTRODUCED BY: Justice

**A RESOLUTION CONFIRMING THE ACTION OF THE ZONING  
BOARD OF APPEALS WITH RESPECT TO THE REQUEST FOR A  
VARIANCE TO THE FLOOR AREA LIMITATION IN ZONING CODE  
SECTION 1135.04(c)(2)(B) TO CONSTRUCT AN ACCESSORY  
BUILDING AT 363 CLAYMORE BOULEVARD.**

WHEREAS, the owner/applicant, Gary Todd, for the property located at 363 Claymore Boulevard in the City of Richmond Heights filed an application with the Zoning Board of Appeals (Case No. 862) requesting a variance from Codified Ordinance Section 1135.04(c)(2)(B) to permit the construction of a hobby/storage building of 480 square feet of floor area when the maximum permitted floor area is 120 square feet;

WHEREAS, pursuant to Section 1185.07 of Ordinance No. 72-72, the Planning and Zoning Ordinance of the City, the Zoning Board of Appeals recommended at its regular meeting on May 13, 2025, that this Council approve the requested variances based upon the reasons set forth in the minutes for Case No. 862;

WHEREAS, on May 27, 2025, the Planning and Zoning Committee of Council recommended the granting of the variance to the Council as a whole.

NOW, THEREFORE, Be It Resolved by the Council of the City of Richmond Heights, State of Ohio, that:

Section 1: The action of the Zoning Board of Appeals of the City in its Case No. 862, as set forth in the Board's minutes, in recommending the approval of the requested variance from Codified Ordinance Section 1135.04(c)(2)(B) to permit the construction of an accessory building at 363 Claymore Boulevard with a floor area of 480 square feet, as opposed to the maximum floor area required by the aforesaid Code Section, is hereby confirmed.

Section 2: The Clerk is hereby instructed to mail a copy of this Resolution to the applicant.

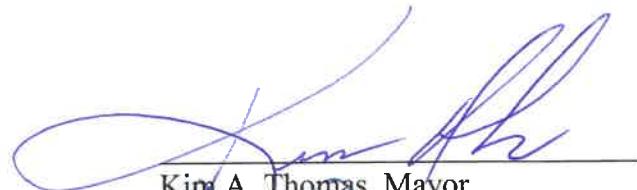
Section 3: It is found and determined that all formal actions of this Council concerning and relating to the adoption of this Resolution were adopted in an open meeting of this Council, and that all deliberations of this Council and any of its committees that resulted in

such formal action, were in meetings open to the public, in compliance with all legal requirements, including Section 121.22 of the Ohio Revised Code.

Section 4: This Resolution shall take effect and be in force from and after the earliest period allowed by law.

PASSED: June 24, 2025

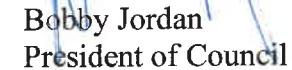
APPROVED: June 24, 2025



Kim A. Thomas, Mayor

ATTEST: Tracey Blair

Tracey Blair  
Clerk of Council

  
Bobby Jordan  
President of Council